



Request for City Council Committee Action from the Department of Public Works

Date: April 30, 2013

To: Honorable Sandra Colvin Roy, Chair Transportation & Public Works Committee

Subject: **46th St. W. Reconstruction: Designation, Cost Estimate, and Set Public Hearings**

Recommendation:

- A. Passage of a Resolution designating the location, streets and improvements proposed to be made in the 46th St W Reconstruction Project.
- B. Adoption of a Committee Report receiving the cost estimate of \$2,575,000 for the above said paving project, the list of benefited properties associated with said paving project, directing the City Engineer to prepare a proposed Street Reconstruction Special Assessment against the list of benefited properties by applying the 2013 Uniform Assessment Rates and directing the City Clerk to set and to give notice of a Project Approval and Assessment Public Hearings for said improvements; to be held before the Transportation and Public Works Committee at their meeting on June 18, 2013.
- C. Direct the City Clerk to set and to give notice of a public hearing to be held before the Transportation and Public Works Committee at their meeting on June 18, 2013 to consider the abandonment and removal of areaways in conflict with the street paving reconstruction and directing staff to give notice in accordance with the provisions of Section 95.90 of the Minneapolis Code of Ordinances

These Resolutions may be authorized for summary publication.

Previous Directives:

- March 29, 2013 Council adoption of the T&PW Committee report approving the layout for 46th St W (Dupont Ave S to Lyndale Ave S)

Department Information:

Prepared by: Suzette Hjermsstad, RE Investigator II
Beverly Warmka, PE, Project Engineer
Don Elwood, Director, Transportation Planning and Engineering

Approved by: _____

Steven A. Kotke, P.E., Director of Public Works

Presenters in Committee: Beverly Warmka

Financial Impact

- Other financial impact: Special assessments to benefited properties

Community Impact

- Neighborhood Notification: Affected property owners will be mailed notice of the public hearings
- City Goals: The City's infrastructure will be well-maintained; streets will be destinations.

Supporting Information

Purpose

The purpose of this letter is to designate the location of the streets to be improved, along with the type of street improvements and begin the special assessment proceedings for the proposed improvements. The street proposed to be improved is W. 46th St. from Dupont Ave. to Lyndale Ave. S. and the proposed improvements are street paving reconstruction and street lighting. The above proposed improvements are anticipated to be constructed in 2013.

Street Reconstruction Project

46th St W is Municipal State Aid Roadway (MSA 269) between Bryant Ave S and Lyndale Ave S, the remainder of the project area is a local roadway. The proposed street reconstruction plan includes pavement, curb and gutter, storm drain, signing, striping and other related work items.

As provided in Chapter 10, Section 8 of the City Charter, submitted herewith is a list of parcels with owner's names, as can be readily ascertained, which would be benefited by and assessed for the 46th St W Street Reconstruction Project.

Also submitted is a cost estimate of \$2,575,000 for the 46th St W Street Reconstruction Project. The project budget is funded by net debt bonds, assessment bonds and sewer revenue.

The street reconstruction special assessments would be determined by applying the 2013 Uniform Assessment Rates to the land area of benefited parcels located within the street influence zone along the improved street.

Street Lighting Project

Public Works staff has been directed to review the City's Street Lighting Policy pertaining to pedestrian corridors and recommend changes. Pending that review action on the street lighting portion of this project is not being recommended. Information on the status of the street lighting petition is included for informational purposes below.

Street Lighting Petition Results

Per existing City of Minneapolis Street Lighting Policy, a City street lighting system will be installed with all street reconstruction projects on a Pedestrian Corridor unless property owners representing 70% of the affected property petition out the lighting. Petition forms were mailed to all affected property owners. As of April 19, 2013, signatures representing 66.81% of the property in the influence zone were returned from property owners who were not in support of the project. The proposed street lighting project follows the adopted Minneapolis Street Lighting Policy.

The segment between Colfax Ave S and Aldrich Ave S has existing street lighting that will be removed and replaced as part of the reconstruction project if approved at a future committee meeting. The proposed street lighting would be a continuation of the existing City street lighting system and consist of fifteen-foot tall lantern style fixtures.

The total estimated street lighting cost is \$87,000. If approved under current policy at a future committee meeting, the maximum amount to be assessed will be \$87,000.

The proposed assessment method consists of calculation of land area of benefited parcels located within the street influence zone along the improved streets. The lighting levels for this proposed project are classified as standard. The annual maintenance and operation costs are to be paid by property tax revenue and the city-wide street lighting fee which is assessed to non-governmental tax-exempt properties.

Abandonment and Removal of Conflicting Areaways

Section 95.90 of the Minneapolis Code of Ordinances provides a procedure for dealing with areaway encroachments that would interfere with public improvements being made in the public right-of-way such as street construction. Before the City may abandon and remove conflicting areaways (upon the failure of the abutting property owner to resolve or agree to resolve the conflict) and then later assess the costs, a public hearing must be held. It is our recommendation that this areaway public hearing be held in conjunction with the 46th St W Project. Prior to the areaway public hearing notices being given, the City Engineer will have provided the initial notice required in Section 95.90 of the Minneapolis Code of Ordinances.

Attachment 1 – Project Map

Cc: Jack Qvale, Secretary, Board of Estimate and Taxation

46th St W from Dupont Ave S to Lyndale Ave S



 Project



T&PW - Your Committee recommends passage of the accompanying resolution designating the location and streets to be improved in the 46th Street West Street Reconstruction Project, Special Improvement of Existing Street No. 6751.

By Colvin Roy

46th STREET WEST STREET RECONSTRUCTION PROJECT

SPECIAL IMPROVEMENT OF EXISTING STREET No 6751

Designating the improvement of certain existing streets at the location described hereinafter.

Resolved by The City Council of The City of Minneapolis:

That the following existing streets within the City of Minneapolis are hereby designated to be improved, pursuant to the provisions of Chapter 10, Section 8 of the Minneapolis City Charter, by street paving with plant mix asphalt with concrete curb and gutter all on a stabilized base and including other street paving related improvements as needed:

46th St W from Dupont Ave S to Lyndale Ave S

T&PW - Your Committee, having received a cost estimate of \$2,575,000 for street construction improvements and a list of benefited properties for the 46th St W (Dupont Ave S to Lyndale Ave S) Reconstruction Project, Special Improvement of Existing Street No. 6751, as designated by Resolution 2013R-_____ passed May 10, 2013, now recommends that the City Engineer be directed to prepare proposed assessments against the list of benefited properties.

Your Committee further recommends that the City Clerk be directed to give notice of a public hearing to be held before the Transportation and Public Works Committee at the last meeting of the Committee to be scheduled for June 18, 2013, to consider approving the above designated street reconstruction project and to consider the amount proposed to be assessed to each benefited property and the amount to be funded by the City.